

1/19/12 9:34:52  
DK W BK 673 PG 322  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

**Prepared by and return to:**

LandCastle Title, LLC  
3343 Aspen Grove Drive, Suite 240  
Franklin, TN 37067-2908  
File #: MSF-111202419A  
(615)503-9901

\* Return to:  
First National Title, LLO  
6880 Cobblestone Blvd, Suite 2  
Southaven, MS 38672  
(662) 892-6536  
File # S 19136

State of Mississippi  
County of DeSoto

**SPECIAL WARRANTY DEED**

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, Federal National Mortgage Association (hereinafter called "Grantor") does hereby sell, convey, specially warrant and deliver unto Clifton Duvall (hereinafter called "Grantee"), the following described property situated in DeSoto County, Mississippi, to wit:

**Indexing Instructions:**

Lot 175, Section D, Deerchase, Section 4, Township 2 South, Range 7 West, Plat Book 82, Page 27, DeSoto County, MS

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION.

Commonly known as: 2536 Baird Drive, Southaven, MS 38672

Address of Grantee: 2536 Baird Drive, Southaven, MS 38672

Phone Number: 662-812-8086

Address of Grantor: PO Box 652043 Dallas TX 75265

Phone Number: 877-389-0141

This conveyance is made subject to any and all reservations, restrictions, easements, exceptions, covenants and conditions of record, including any mineral, oil or gas reservations and any covenants or restrictions of record.

Taxes for the current year have been pro-rated as of this date and are hereby assumed by the Grantee herein.

RE: 2536 Baird Drive, Southaven, MS 38672

REO # \_\_\_\_\_

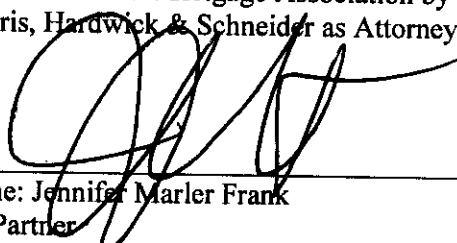
REO\_MS\_SpecialWarrantyDeed(rev).rdw  
CC LD 10/12/2011 rev.

MSF-111202419A  
12/08/11 @ 11:57-AM

CONTINUATION OF SPECIAL WARRANTY DEED

This conveyance is made subject to any and all reservations, restrictions, easements, exceptions, covenants and conditions of record, including any mineral, oil or gas reservations and any covenants or restrictions of record. Taxes for the current year have been pro-rated as of this date and are hereby assumed by the Grantee herein. This conveyance is also subject to zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use of occupancy of the subject property.

WITNESS THE SIGNATURE of the Grantor on this 19 day of Dec, 2011.

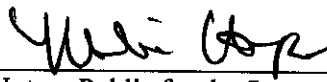
Seller(s):  
Federal National Mortgage Association by  
Morris, Hardwick & Schneider as Attorney In  
Fact  
  
By:   
Name: Jennifer Marler Frank  
Its: Partner

State of Tennessee  
County of Williamson

This day personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid Jennifer Marler Frank, who acknowledged to me that she/he is Partner (Title of person signing) of Morris, Hardwick & Schneider (Name of Company), the attorney-in-fact for Federal National Mortgage Association, and that in its capacity as attorney-in-fact for Federal National Mortgage Association, signed and delivered the above and foregoing instrument after having been authorized by Federal National Mortgage Association, and the attorney-in-fact for said Grantor to do so.

Given under my hand and seal this the 19 day of Dec, 2011.



  
Notary Public for the State of TN  
My commission expires: 4/19/15

**CONTINUATION OF SPECIAL WARRANTY DEED**

**Exhibit "A"**

Land and property lying and being situated in DeSoto County, Mississippi, to wit:

Lot 175, Section D, Deerchase, situated in Section 4, Township 2 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 82, Page 27, reference to which is hereby made in aid of and as a part of this description.

**Indexing Instructions:**

Lot 175, Section D, Deerchase, Section 4, Township 2 South, Range 7 West, Plat Book 82, Page 27, DeSoto County, MS

RE: 2536 Baird Drive, Southaven, MS 38672

REO # \_\_\_\_\_

REO\_MS\_SpecialWarrantyDeed(rev).rdw  
CC LD 10/12/2011 rev.

MSF-111202419A  
12/08/11 @ 11:57 AM